



a.



b.



C. ILLUSTRATIVE DEVELOPMENT OPTIONS

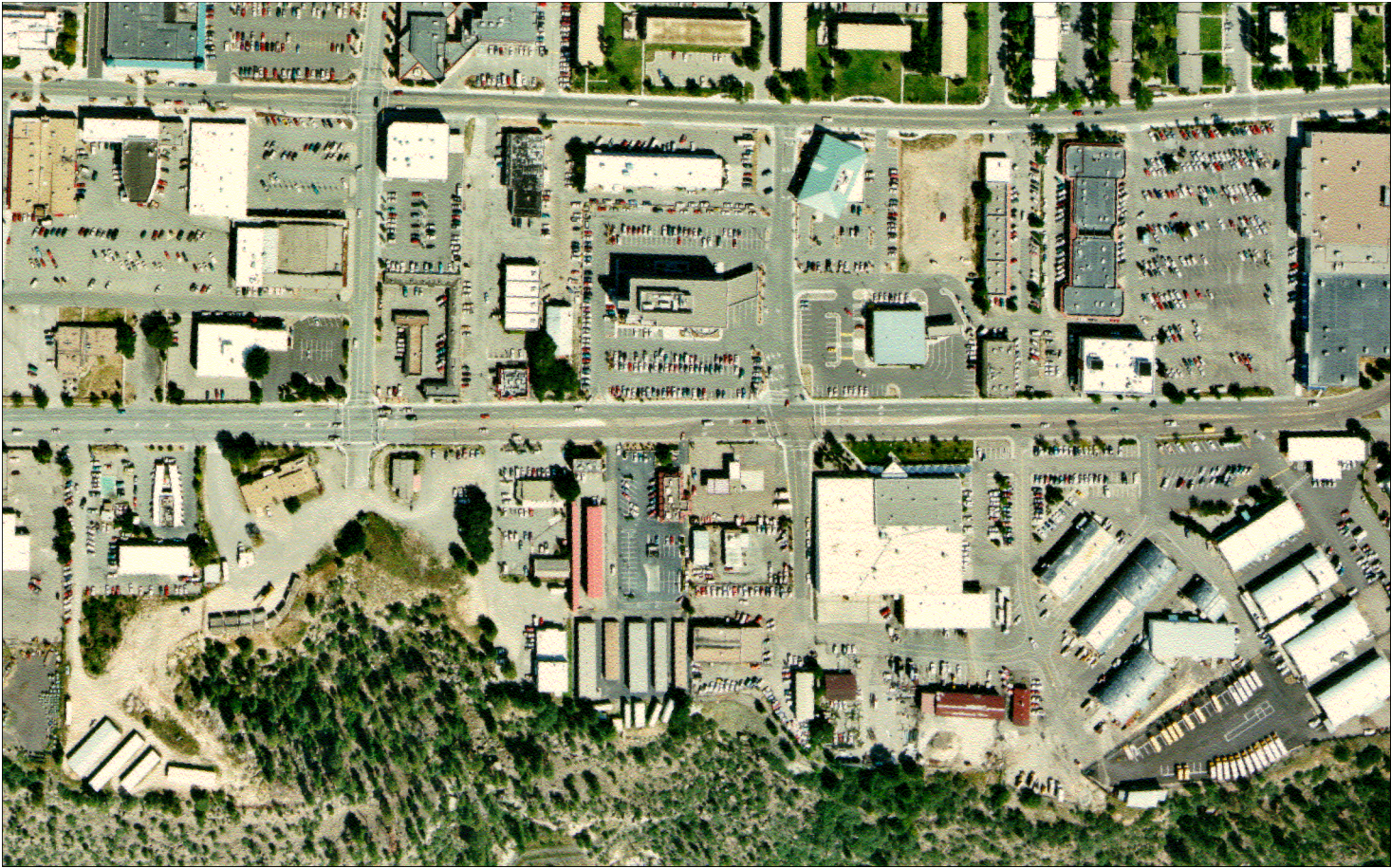
4. SOUTH RIM

THE SOUTH RIM OF THE LOS ALAMOS MESA PROVIDES STUNNING VIEWS AND ACCESS TO Downtown's natural resources, ideal for research offices, housing, civic buildings, and public parkspace. A key to unlocking the development potential of all Downtown, this land is currently occupied by storage facilities and automotive maintenance yards.

The creation of an office campus, to be used by LANL and other associated businesses, is a primary and enabling project for this area and the entire Downtown. Their presence within walking distance to Main Street is critical to the growth of retail and service business Downtown. Also, this project allows the move of County and School offices to the Civic Center, spurring development in that area.

To define the structure of the South Rim, a new street network is extended south from the East End. In addition, a new parkway road, named Mesa Drive, running along the canyon edge would provide for increased public access into Los Alamos Canyon. To take full advantage of the views offered by this location, courtyard housing is placed along the entire north side of Mesa Drive. Due to the topography of the area, many of these units will be self-parked with tuck under parking. The South Rim, with its prime location along Trinity Drive, also provides the opportunity for additional office campus development .

There are two neighborhood parks located in the South Rim, both of which have adjacent land available for future civic uses. Some possibilities for civic functions in this district include churches, new Knights of Columbus, Elks or Veterans Association buildings, and possibly a Forest Service Visitors Center. The new Canyon Park is the final element to the South Rim development. The park runs the entire length of Downtown along Mesa Drive and includes numerous pedestrian and bicycle sidewalks and trails. This Canyon Park links the compactness of the downtown to the expansive and magnificent natural setting of Los Alamos.



c.

- a. 20 YEAR ILLUSTRATIVE PLAN
- b. 10 YEAR ILLUSTRATIVE PLAN
- c. EXISTING PLAN PHOTOGRAPH



a.



b.



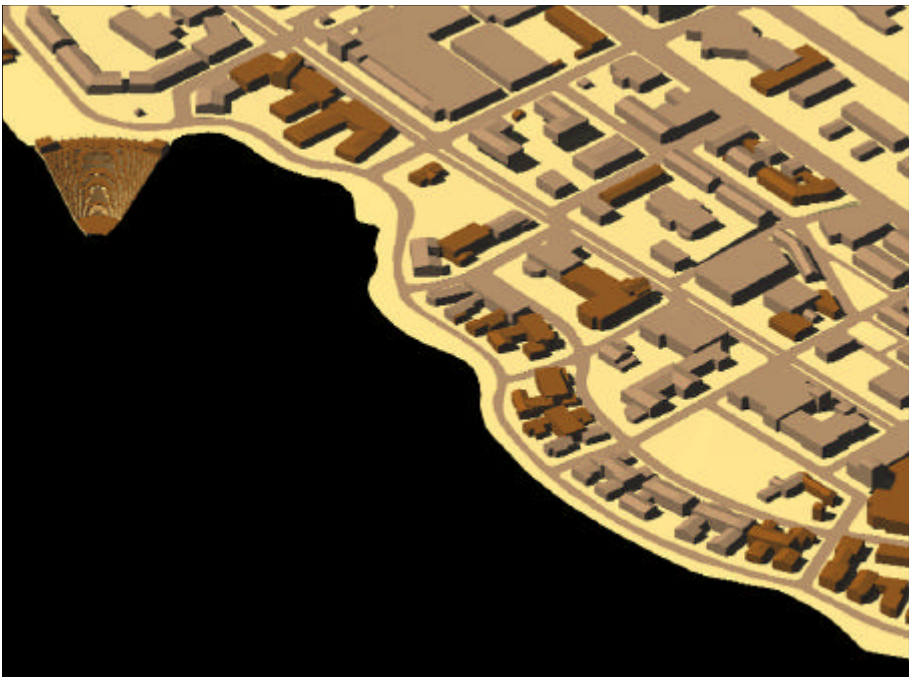
c.



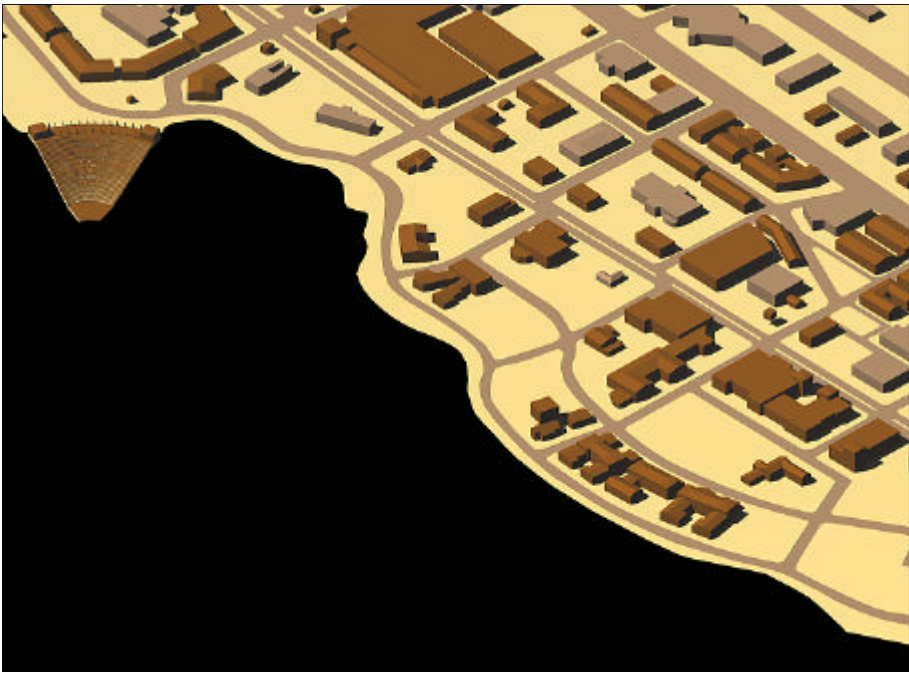
d.



e.



h.



g.



f.

THE MOST CRITICAL PROJECT IN THE ENTIRE MASTER PLAN IS THE DEVELOPMENT OF THE office campus and the courtyard housing on the South Rim. For reasons symbolic and practical this project is the key to the future of Los Alamos. It involves cooperation, if not partnership between the County and the National Labs and upon completion would deliver into the center of town the necessary number of pedestrian customers to jump start the commercial, residential and cultural rebirth of Downtown.

The South Rim development exemplifies the importance of nature and its connection to downtown Los Alamos. Again, the illustrative plans shown on these pages are meant to guide, not to determine, the particular form of development here.

There are further important catalytic projects that are essential to spur additional development in the South Rim. The first of these is the construction of Mesa Drive. This is a public project and will allow the canyon edge to be accessed for both development and public enjoyment. Along with the construction of the new road, the linear Canyon Park would also be developed. It is essential to open up the canyon edge to the public and to better utilize the land bordering this site. A final public project is the development of the two neighborhood parks and possibly the construction of related civic buildings.

- a.** HISTORIC CANYON VIEW
- b.** EXISTING SOUTH RIM
- c.** PROPOSED HOUSING AND MESA DRIVE
- d.** EXISTING STORAGE SHEDS ON THE SOUTH RIM
- e.** HISTORIC AMPHITHEATER
- f.** PROPOSED AMPHITHEATER AT THE SOUTH END OF MAIN STREET
- g.** 10 YEAR BUILDOUT
- h.** 20 YEAR BUILDOUT